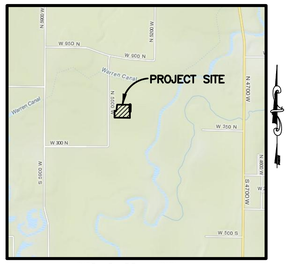
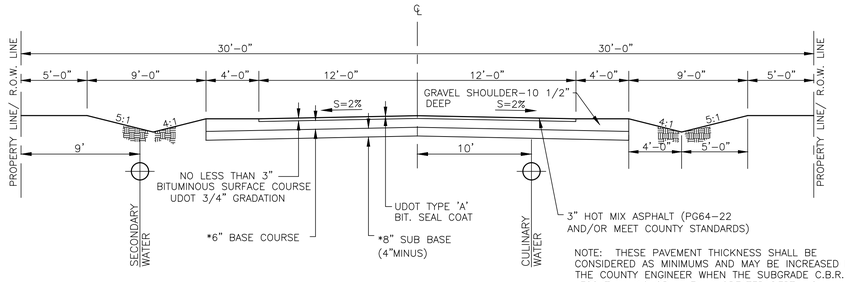
Reeve & Associates, Inc. - Solutions You Can Build On

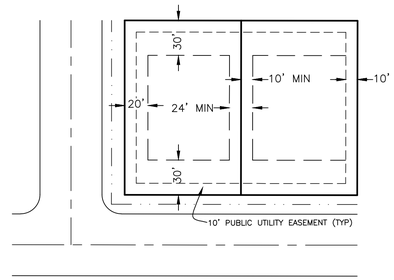


Vicinity Map
NOT TO SCALE



STREET SECTION (60' R.O.W.)
SCALE: NONE

NOTE: THESE PAVEMENT THICKNESS SHALL BE CONSIDERED AS MINIMUMS AND MAY BE INCREASED BY THE COUNTY ENGINEER WHEN THE SUBGRADE C.B.R. IS LESS THAN 10 OR WHEN A GREATER DEPTH IS NECESSARY TO PROVIDE SUFFICIENT STABILITY. DEVELOPER MAY SUBMIT AN ALTERNATIVE PAVEMENT DESIGN BASED ON A SOILS ANALYSIS FOR APPROVAL BY THE COUNTY ENGINEER. COMPACTION TESTS ON BOTH SUB-BASE AND BASE COURSES WILL BE REQUIRED.



TYPICAL LOT UTILITY & SETBACK EASEMENT
SCALE: NONE

100 0 100 200 300
Scale: 1" = 100'

LINE TABLE

LINE	BEARING	DISTANCE
L1	N22°20'41"E	30.00'
L2	N22°20'41"E	30.00'
L3	N03°40'59"E	30.02'
L4	N03°40'59"E	30.04'

CURVE TABLE

#	RADIUS	ARC LENGTH	CHD LENGTH	TANGENT	CHD BEARING	DELTA
C1	170.00'	64.54'	64.15'	32.66'	S78°31'53"E	21°45'09"
C2	170.00'	102.64'	101.09'	52.94'	S72°06'37"E	34°35'40"
C3	200.00'	44.83'	44.73'	22.51'	S61°14'03"E	12°50'31"
C4	230.00'	51.55'	51.44'	25.88'	S61°14'03"E	12°50'31"
C5	220.00'	117.89'	116.48'	60.40'	N70°09'52"W	30°42'10"
C6	220.00'	14.94'	14.94'	7.47'	S87°27'42"E	3°53'31"
C7	250.00'	150.95'	148.66'	77.85'	S72°06'37"E	34°35'40"
C8	280.00'	61.39'	61.27'	30.82'	S61°05'41"E	12°33'47"
C9	280.00'	107.67'	107.00'	54.51'	N78°23'31"W	22°01'54"

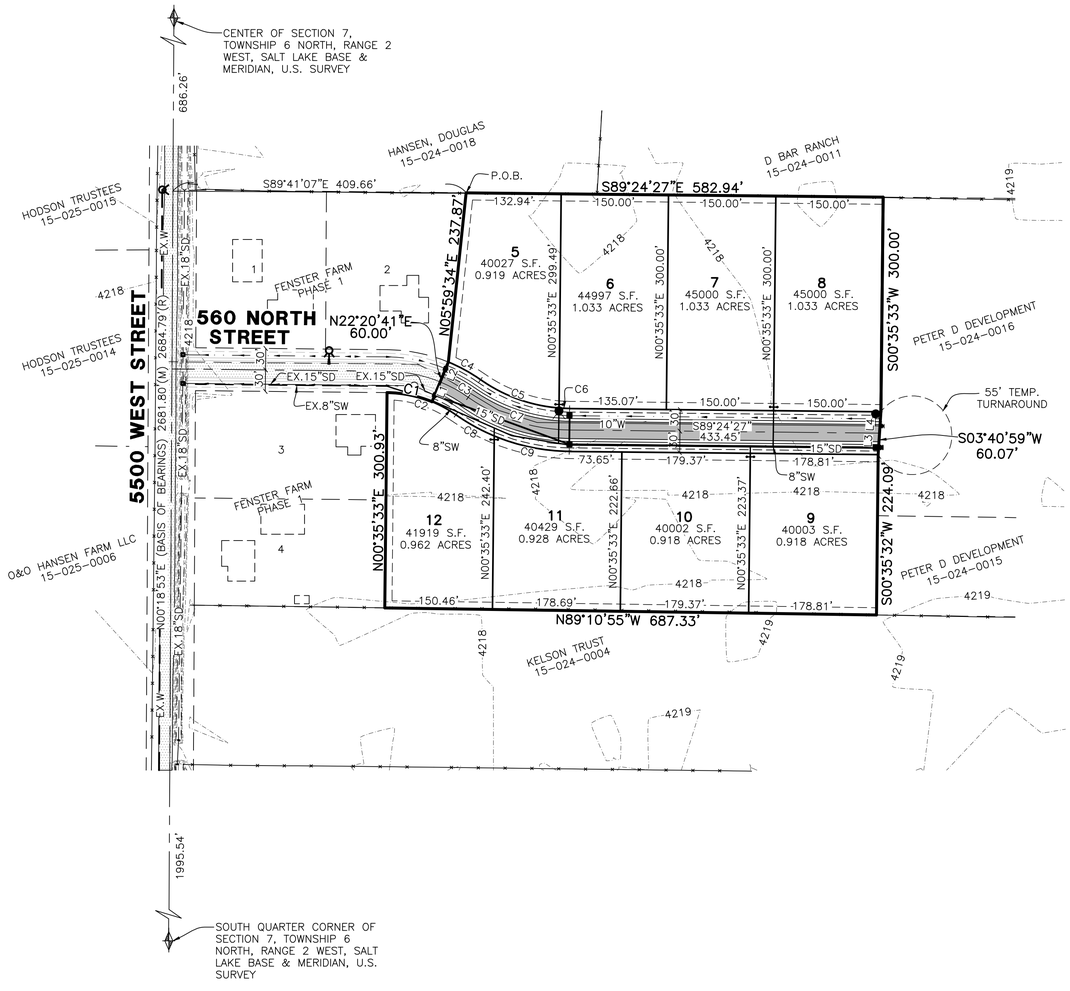
BOUNDARY DESCRIPTION

PART OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY.
DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE CENTERLINE OF 5500 WEST STREET, SAID POINT BEING S00°18'53"W 686.26 FEET AND S89°41'07"E 409.66 FEET FROM THE CENTER OF SAID SECTION 7; THENCE S89°24'27"E 582.94 FEET; THENCE S00°35'33"W 300.00 FEET; THENCE S03°40'59"W 60.07 FEET; THENCE S00°35'32"W 224.09 FEET; THENCE N89°10'55"W 687.33 FEET; THENCE N00°35'33"E 300.93 FEET; THENCE ALONG A NON-TANGENT CURVE TURNING TO THE RIGHT WITH A RADIUS OF 170.00 FEET, AN ARC LENGTH OF 64.54 FEET, A DELTA ANGLE OF 21°45'09", A CHORD BEARING OF S78°31'53"E, AND A CHORD LENGTH OF 64.15 FEET; THENCE N22°20'41"E 60.00 FEET; THENCE N05°59'34"E 237.87 FEET TO THE POINT OF BEGINNING.
CONTAINING 375,131 SQUARE FEET OR 8.612 ACRES MORE OR LESS

NOTES:

1. CONTOURS ARE SHOW IN 1 FOOT INTERVALS.
2. CONNECT EXISTING STORM DRAIN, SECONDARY AND CULINARY WATER TO EXISTING LINES IN PHASE 1
3. PHASE 2 IS IN ZONE X ACCORDING TO FEMA FLOOD MAP #49057C0188E EFFECTIVE 12-16-2005



LEGEND

- = SECTION CORNER
- = BOUNDARY LINE
- = LOT LINE
- = ADJOINING PROPERTY
- = EASEMENTS
- = SECTION TIE LINE
- = PROPOSED CULINARY WATER LINE (SIZE VARIES)
- = EXISTING CULINARY WATER LINE
- = PROPOSED STORM DRAIN (SIZE VARIES)
- = EXISTING STORM DRAIN
- = PROPOSED IRRIGATION LINE
- = EXISTING IRRIGATION LINE
- = PROPOSED IRRIGATION TAIL WATER LINE
- = EXISTING FENCE LINE
- = SWALE
- = PLUG W/ 2" BLOW-OFF
- = PROPOSED FIRE HYDRANT
- = EXISTING FIRE HYDRANT
- = EXISTING GATE VALVE
- = EXISTING STORM DRAIN MANHOLE
- = PROPOSED STORM DRAIN MANHOLE
- = EXISTING 3'X3' CATCH BASIN
- = EXISTING PAVEMENT
- = PROPOSED PAVEMENT
- = EXISTING STRUCTURE/HOUSE

DEVELOPER:
Allen Karras
Century 21
2609 N. Main
Sunset, UT. 84015
(801) 564-0909

Fenster Farm Subdivision Phases 2

Weber County, Utah

Reeve & Associates, Inc.
5160 SOUTH 1500 WEST, RIVERDALE, UTAH
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LAND PLANNERS • CIVIL ENGINEERS • LAND SURVEYORS
TRAFFIC ENGINEERS • STRUCTURAL ENGINEERS • LANDSCAPE ARCHITECTS

REVISIONS
DATE 8-13-18 DESCRIPTION City Comments

Fenster Farms Subdivision Phases 2
PART OF THE SE QUARTER OF SECTION 7, T.6N., R.2W., S.L.B & M., U.S. SURVEY
WEBER COUNTY, UTAH

Preliminary Design

Revised: 8/30/18

Project Info.
Engineer: N. Reeve
Designer: C. Cave
Begin Date: 5-16-17
Name: FENSTER FARM PHASES 2
Number: 1714-26

Sheet 1 of 1 Sheets

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